



KLAMATH COUNTY TITLE COMPANY

K-48178

STATUTORY WARRANTY DEED (Individual or Corporation)

AUDELIZ LUGO AND DEBRA A. KNOWLES

Grantor,

conveys and warrants to JIM LEE SCOTT AND JOANNE LYNN SCOTT, HUSBAND AND WIFE

Grantee.

the following described real property in the County of KLAMATH and State of Oregon.

Beginning at the Southeast corner of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 10, Township 41 South, Range 12 E.W.M.; thence West along the South line of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 10, a distance 586 feet, more or less, to the Southerly boundary line of the Low Line Canal of the Malin Irrigation District, as now constructed across said SW $\frac{1}{4}$ NE $\frac{1}{4}$, thence Northwesterly along said boundary line of the Canal to its intersection with the West line of said SW $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section; thence North along said West line a distance 232 feet; more or less, to the North line of the S $\frac{1}{2}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 10, thence East along the North line of said S $\frac{1}{2}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$ to the East line of the SW $\frac{1}{4}$ NE $\frac{1}{4}$ of said Section 10; thence South along said East line to the point of beginning.

This property is free of liens and encumbrances, EXCEPT:

SUBJECT TO RESERVATIONS AND RESTRICTIONS OF RECORD, RIGHTS OF WAY, AND EASEMENTS OF RECORD AND THOSE APPARENT UPON THE LAND, CONTRACTS AND/OR LIENS FOR IRRIGATION AND/OR DRAINAGE.

The true consideration for this conveyance is \$ 32,000.00 (Here comply with the requirements of ORS 93.030*).

THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

DATED this _____ day of _____ 19 _____. If a corporate grantor, it has caused its name to be signed by resolution of its board of directors.

X Audeliz Lugo
AUDELIZ LUGO

X Debra A. Knowles
DEBRA A. KNOWLES

2241 North Carolina
STATE OF OREGON, County of Cumbeeland ss.

The foregoing instrument was acknowledged before me
this 5th day of July 19 95

by AUDELIZ LUGO and DEBRA LUGO

Notary Public for Oregon
My commission expires:

North Carolina
Aug 20, 1998

After recording return to:
Jim Lee Scott/Joanne Lynn Scott
2241 Greensprings Drive #2
Klamath Falls, OR 97601

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address:
Jimm Lee Scott/Joanne Lynn Scott
2241 Greensprings Drive #2
Klamath Falls, OR 97601

CORPORATE ACKNOWLEDGEMENT

STATE OF OREGON, County of _____ ss.

The foregoing instrument was acknowledged before me
this _____ day of _____ 19 ____

by _____ and

by _____

of _____

a corporation, on behalf of the corporation.

STATE OF OREGON.

County of Klamath ss.

Filed for record at request of:

Klamath County Title

on this 10th day of July A.D. 19 95
at 3:40 o'clock P M. and duly recorded
in Vol. M95 of Deeds Page 17856

Bernetha G. Letsch County Clerk

By Annette Mueller

Deputy.

Fee, \$30.00